

**Board Members Present:** Gardner (Chair), Huey, Martin , Claypoole, and Wilson  
**Staff Members Present:** Dowd, Bennett, Jordan (Recorder)



## RESULTS

### BOARD OF ARCHITECTURAL REVIEW-SMALL

June 15, 2017

4:30 P.M.

2 GEORGE STREET

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1. **Approval of minutes from the August 11, 2016 meeting.** PP NO. 176-15-1

MOTION: Approval with one correction.

MADE BY: Huey SECOND: Martin VOTE: FOR 5 AGAINST 0

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2. **Approval of minutes from the August 25, 2016 meeting.** APP NO. 176-15-2

MOTION: Approved.

MADE BY: Huey SECOND: Wilson VOTE: FOR 5 AGAINST 0

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3. **3380 Ashley River Road - - TMS #359-00-00-012** APP NO. 176-15-3

Request approval of sample panels for new visitor's center, education center, and gate house at Drayton Hall.

Category 1 (none) c. 1740 Landmark Overlay

Owner: Drayton Hall Preservation Trust

Applicant: Glenn Keyes Architects

MOTION: Final approval with staff comments with #2 and #6 amended.  
Window frame to match siding color on gate house; Final Review by Staff.

MADE BY: Martin SECOND: Claypoole VOTE: FOR 5 AGAINST 0

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4. **5 East Battery - - TMS # 457-16-04-087** APP NO. 176-15-4

Request conceptual approval for new construction of elevator tower at rear, addition to dependency, replacement of modern infill at ground floor piazza, and reopening of historic arches at ground floor of the carriage house.

Category 2 (Charlestowne) c. 1848 Old and Historic District

Owner: Maison Cinq, LLC

Applicant: Glenn Keyes Architects

MOTION: Conceptual approval with staff comments 2-4 with not taking elevator to roof at this time; but elevator could be reviewed at later date.

MADE BY: Huey SECOND: Martin VOTE: FOR 5 AGAINST 0

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5. **959 Ashley Avenue - - TMS # 463-11-01-040** APP NO. 176-15-5

Request approval for demolition of two car garage.

Category 4 (Wagner Terrace) c. 1951-55 N of Line/S of Mt. Pleasant

Owner: Amanda and Paul Gurski

Applicant: Matthew Kauzlaric/Jodi Crosby

MOTION: Final approval for demolition.

MADE BY: Huey SECOND: Wilson VOTE: FOR 5 AGAINST 0

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6. **891 Rutledge Avenue- - TMS # 463-08-03-014** **APP NO. 176-15-6**

Request approval for demolition of garage/shed.

Category 4 (Wagener Terrace) c. pre-1944 N of Line/S of Mt. Pleasant

Owner: John and Ann Stafford

Applicant: E.E. Fava Architects

MOTION: Final approval for demolition with condition that intact historic materials be salvaged.

MADE BY: Martin SECOND: Claypoole VOTE: FOR 5 AGAINST 0

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7. **97 King Street - - TMS # 457-12-04-059** **APP NO. 176-15-7**

Request final approval to replace existing aluminum clad windows with new wood windows, replace existing door with new wood true divided lite door, and add new window openings on south and north elevations.

Category 3 (Charlestowne) c. 1902-44 Old and Historic District

Owner: Dottie and Stan Shelton

Applicant: E.E. Fava Architects

**Withdrawn for staff review**

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8. **59A King Street - - TMS # 457-16-01-014** **APP NO. 176-15-8**

Request conceptual approval for exterior renovation to include replacing windows in walled courtyard with steel windows and doors, replacing shutters, replacing shingle roof with copper roof, installing a retractable awning at the courtyard, and constructing elevated HVAC stand at rear.

Not Rated (Charlestowne) c. post-1955 Old and Historic District

Owner: Tony and Marilyn Horwath

Applicant: Beau Clowney Architects

**Withdrawn for staff review**

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9. **316 King Street - - TMS # 457-04-04-012/112** **APP NO. 176-15-9**

Request final approval for new siding on north elevation, new metal stairs at east elevation, and new windows and doors on east elevation.

Not Rated (none) c. 1903 Old and Historic District

Owner: Indigo Realty Company

Applicant: Sophia Delgado/The Middleton Group

**Withdrawn for staff review**

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10. **56 Tradd Street - - TMS # 458-09-03-172** **APP NO. 176-15-10**

Request preliminary approval for replacement of doors and windows on piazza and piazza infill.

Category 2 (Charlestowne) c. 1740 Old and Historic District

Owner: Joe and Kathy Householder

Applicant: Classic Remodeling and Construction

MOTION: Preliminary approval with Staff comments 2-5 and clarification of condition #2 such that the glazing extends to top of original piazza above. Final review by staff.

MADE BY: Martin SECOND: Huey VOTE: FOR 5 AGAINST 0

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11. **19 Gadsden Street - - TMS # 457-03-03-031** **APP NO. 176-15-11**  
Request conceptual approval for replacement of fixed door with new window in existing opening to match existing windows.  
Category 2 (Harleston Village) c. 1828-30 Old and Historic District  
Owner: Athalie and John Derse  
Applicant: Ryan Magee/Magee Ratcliff Construction, LLC

MOTION: Conceptual approval with conditions noted. Final review by staff.

MADE BY: Martin SECOND: Huey VOTE: FOR 4 AGAINST 0  
Recusal – Gardner  
Acting Chair - Claypoole

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12. **92 Tradd Street- - TMS # 457-12-04-039** **APP NO. 176-15-12**  
Request final approval for hardscape changes to include new patio, walkway, and walls.  
Category 2 (Charlestowne) c. 1762; 1850 Old and Historic District  
Owner: Jack McSpadden  
Applicant: Diandre Sunner/Carolina Landscape

MOTION: Final approval with staff comments #1 and #2; staff comments #3 and 4 regarding lighting and rear gate respectively. Final review by staff.

MADE BY: Huey SECOND: Wilson VOTE: FOR 5 AGAINST 0

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13. **38 Charlotte Street - - TMS # 459-13-01-102** **APP NO. 176-15-13**  
Request conceptual approval for new construction of single family residence at rear.  
Category 4 (Mazyck-Wraggborough) Old and Historic District  
Owner: Bob and Barbara Wilson  
Applicant: Cobb Architects

**Deferred by staff**

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14. **7 New Street - - TMS # 457-12-03-106** **APP NO. 176-15-14**  
Request conceptual approval for new construction of single family residence.  
(Charlestowne) Old and Historic District  
Owner: Socorro Partners, LLC  
Applicant: Barbara Looney

MOTION: Deferral based on additional required submittal information; Staff comments 1-4; Staff #5: restudy North and South fenestrations. Board comments: consider hipped roof on front mass; flat roof at rear with HVAC on flat roof; step in rear of North elevation; try to lower finished floor elevation to reduce height.

MADE BY: Martin SECOND: Huey VOTE: FOR 5 AGAINST 0

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15. **Carrere Court- - TMS # 460-15-02-009/070** **APP NO. 176-15-15**  
Request conceptual approval for new construction of three single family residences.  
(Cannon-Elliottborough) Old City District-Lower  
Owner: Birchin Lane Realty  
Applicant: Rush Dixon Architects

MOTION: Deferral for height and mass with staff comments #4 and #5; encouraged by design direction and details.

MADE BY: Huey SECOND: Martin VOTE: FOR 5 AGAINST 0

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**16. 96 Nassau Street--TMS# 459-05-04-179 APP NO. 176-15-15**

Request conceptual approval for new construction of duplex and single family residence.

(East Side)

Old City District-Lower

Owner: Matt Anderson

Applicant: Ashley Jennings/AJ Architects

MOTION: Conceptual approval of front house with condition to restudy scale of front elevation fenestration and staff comments 1-8. Deferral of rear house to study site and building height; with condition 1-4 of staff comments.

MADE BY: Huey SECOND: Claypoole VOTE: FOR 4 AGAINST 0  
Recusal – Martin

**17. 62 Queen Street- - TMS # 458-09-01-082 APP NO. 176-15-17**

Request conceptual approval for renovations and new construction of rear addition.

Not Rated (French Quarter) c. 1886-88;1944-51 Old and Historic District

Owner: Stuart Gross

Applicant: Ashley Jennings/ AJ Architects

MOTION: Conceptual approval with staff comments #3; Board condition to re-study stair at rear of historic structure; make change to improve blank wall at east elevation.

MADE BY: Martin SECOND: Claypoole VOTE: FOR 5 AGAINST 0

**18. 203 Ashley Avenue- - TMS # 460-11-04-004 APP NO. 176-15-18**

Request preliminary approval for new construction of rear addition and detached dwelling unit.

Category 3 (Cannon-Elliottborough) c. 1852-75 Old City District-Lower

Owner: Ashley Avenue Properties

Applicant: Amy Kay Stoney/ Neil Stevenson Architects

MOTION: Preliminary approval with staff comments 4, 5, 6, 7, and 8; Board condition that there is no parking in front of green space at South side; standing seam metal roof is preferable to shingles. Condition #7 – windows can be casements that look like double hung.

MADE BY: Martin SECOND: Huey VOTE: FOR 5 AGAINST 0

**19. 2 Boyces Wharf - - TMS # 458-09-04-015 APP NO. 176-15-19**

Request preliminary approval for renovation and new construction of vertical addition.

Not Rated (Charlestowne) c. post-1955 Old and Historic District

Owner: Mathew Berger

Applicant: Jeremy Kruska/Glick-Boehm Architecture

**Deferred by staff**

**20. 72 Warren Street- - TMS # 460-16-01-040 APP NO. 176-15-20**

Request conceptual approval for new construction of vertical addition over existing one-story portion at rear.

Category 4- (Radcliffeborough) c. 1890's Old and Historic District

Owner: Alphonzo Parker

Applicant: Frank Stevens

MOTION: Deferral with staff conditions 1, 2, and 4.

MADE BY: Martin SECOND: Huey VOTE: FOR 5 AGAINST 0

June 15, 2017

MADE BY: Huey SECOND: Claypoole VOTE: FOR 5 AGAINST 0

**APP NO. 176-15-22**

MOTION: Denial of appeal.

MADE BY: Huey SECOND: Claypoole VOTE: FOR 5 AGAINST 0

**APP NO. 176-15-23**

MOTION: Denial of after-the-fact approval. With staff comments and to be remedied within 60 days.

MADE BY: Claypoole SECOND: Martin VOTE: FOR 5 AGAINST 0

**APP NO. 176-15-22**

### Deferred by Applicant